

STATUS INQUIRY

Enter

STREET NUMBER 583

STREET NAME MONROE

STREET DIRECTION

BUILDING ID 101

Enter X for ADDRESS SEARCH

Enter H to Go To Demolition System Status Screen OR

Enter D to Return To DPW Menu Screen OR

Enter X to Return To MENU Screen

(b)(6), (b)(7)(C)

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9-4-09. Ri / Special inspection, Nothing changed.

OBTAIN COPY of ENGINEER REPORTS.

NOT IMMEDIATE DANGER!

(b)(6), (b)(7)(C)

Contractor REHAB INTERIOR REQUEST
for emergency demo. denied.

REC NFA

August 28, 2009

(b)(6), (b) (7)(C)

Building and Safety Engineering Department
2 Woodward Ave.
Detroit, MI 48226

RE: **New Hellas Mediterra Restaurant**
583 Monroe Street
Detroit, MI 48226

Dear (b)(6), (b) (7)(C)

Beginning in early August 2009 our office was contracted to provide structural engineering services for proposed structural modifications for the referenced building. On August 5, 2009 we visited the building and met with the owners to discuss the proposed modifications. These modifications included saving the west, south and a portion of the east walls. The intent was to replace the roof and floor framing systems to eliminate interior bearing walls and eliminate as many columns as possible, yet increase the load capacity of the framing system to meet the current building codes.

Our office then prepared preliminary floor and roof structural framing plans in accordance with the owner's intent. Our office also prepared temporary wall shoring plans and details intended to be used to facilitate the removal of the second floor and roof framing while providing temporary bracing to the walls.

Subsequent visual inspections conducted by our office found several areas of the roof framing where the wood framing had deteriorated and or fractured. Some of these areas were improperly repaired by sistering the framing member with a short piece of wood framing. Other areas were covered with a higher framed roof creating an unprotected attic area. Walking the roof, several areas were noted as having extreme deflections under very light loads. Our office found that the roof framing system was in very poor condition and in some areas may collapse if subjected to heavy loading.

Visual inspections of the second floor framing found similar issues with improperly reinforced fractured floor framing members and several improperly framed headers. The second floor framing system is not adequate to support the Michigan Building Code requirements.

STEPHEN TERNULLO & ASSOCIATES, INC.

(b)(6), (b) (7)(C)

August 28, 2009

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Our office was requested to visit the building again on August 27, 2009 to visually inspect the condition of the existing masonry walls. During our earlier inspections the majority of the masonry walls were covered which prevented their thorough inspection. After removal of the wall coverings and ceilings, the walls could be visually inspected.

Our inspection on August 27, 2009 revealed several areas of the original brick where the mortar was deteriorated. Other areas were noted to be cracked. Some large sections of the original brick were removed to install chases leaving the wall less than the original 12" thick. The northerly portion of the west wall was able to be moved laterally with the just the force of one person pushing or pulling on the wall.

After our latest visit to the building, we are very suspect of the integrity of all of the masonry walls. It is our opinion that the existing masonry walls are in very poor condition and that they will not be able to provide the necessary lateral support to the structure to resist the code required wind and seismic loads. Further, the walls combined with the framing system in the condition that it exists today represent a very serious safety issue to pedestrians in the area. Our recommendation would be that the entire structure be demolished as soon as possible.

We have included with this report, copies of our progress of the proposed structural modifications. Please understand that these documents are very preliminary in nature as we have still been gathering survey, architectural, mechanical, soil and other information needed to prepare a construction set of structural drawings.

Please do not hesitate to contact me if I can be of any additional assistance in this matter.

Respectfully,

(b)(6), (b) (7)(C)

P.E.



STEPHEN TERNULLO & ASSOCIATES, INC.

400 Monroe Associates

Regarding partial St. Antoine. lane closure & alley closure on Sept 12,2009

400 Monroe Associates
400 Monroe #480
Detroit, MI 48226
(313) 963-3357

Adamo Demolition Co.
300E. Seven Mile Road
Detroit , MI 48203
(313) 892-7330

September 3,2009
Traffic Engineering Division Department of Public Works
2633 Michigan Ave
Detroit, MI 48216

To Whom It May Concern,

We require to do a lane closure and a temporarily alley closure to demolish a existing 2 story brick building at the north west corner of Monroe and St Antoine.

The work will be done in three stages

1. Closure of one lane of St. Antoine from Monroe to the alley from 6am to 12 noon. With this closure the alley will be blocked as well. The side walk around the building will also be blocked and pedestrians will be directed to the other side of the street during this phase of the demolition. Equipment will be brought into the site from the alley and St. Antoine side. The lane closure is for equipment trucks and trailers.
2. After the building is brought down the Monroe and St. Antoine side walk will be opened as well as access to the alley. The debris from the site will be removed from the alley side by backing the trucks off of St. Antoine. This will take 2 days at the most. This work will be done on Sept 15 &16. After this phase the lane closure will be removed and all lanes of St. Antoine will be reopened.
3. During the construction process a temp. construction fence will be put in place around the building and a 5' clear walk will be maintained for pedestrian traffic for a period of 6 months.

Thank you,

(b)(6), (b) (7)(C)

